

102.0

0005

0016.0

Map

Block

Lot

1 of 1  
CARDResidential  
ARLINGTONAPPRAISED:  
USE VALUE:  
ASSESSED:Total Card / Total Parcel  
726,100 / 726,100  
726,100 / 726,100  
726,100 / 726,100

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
8		TERESA CIR, ARLINGTON

OWNERSHIP	Unit #:
Owner 1: PAUDEL SUSHEEL CHANDRA &	
Owner 2: PAUDEL GITI	
Owner 3:	
Street 1: 8 TERESA CIR	
Street 2:	

Twn/City: ARLINGTON	
St/Prov: MA	Cntry
Postal: 02474	Own Occ: Y

PREVIOUS OWNER	
Owner 1: LASKEY ERNEST J & HEDDY -	
Owner 2: -	
Street 1: 8 TERESA CIR	
Twn/City: ARLINGTON	

St/Prov: MA	Cntry
Postal: 02474	Type:

NARRATIVE DESCRIPTION	
This parcel contains .138 Sq. Ft. of land mainly classified as One Family with a Ranch Building built about 1959, having primarily Vinyl Exterior and 2736 Square Feet, with 1 Unit, 1 Bath, 1 3/4 Bath, 0 HalfBath, 0 Rooms, and 0 Bdrm.	

OTHER ASSESSMENTS	
Code	Descrip/No

PROPERTY FACTORS	
Item	Code
Z	R1
o	SINGLE FA
n	100
Census:	Exempt
Flood Haz:	
D	Topo
s	Street
t	Gas:

LAND SECTION (First 7 lines only)	
Use Code	Description LUC Fact

Depth / PriceUnits	No of Units	Unit Type	Land Type	LT Factor	Base Value	Unit Price	Adj	Neigh	Neigh Influ	Neigh Mod	Infl 1	%	Infl 2	%	Infl 3	%	Appraised Value	Alt Class	%	Spec Land	J Code	Fact	Use Value	Notes
101	One Family	6018	Sq. Ft.	Site	0	70.	1.00	5									420,380						420,400	

## IN PROCESS APPRAISAL SUMMARY

IN PROCESS APPRAISAL SUMMARY								Legal Description			User Acct	
Use Code								Land Size			GIS Ref	
101								Building Value			GIS Ref	
6018.000								Yard Items			GIS Ref	
305,700								Land Value			Insp Date	
420,400								Total Value			10/30/18	
726,100												
Total Card								Entered Lot Size				
0.138								Total Parcel				
305,700								Total Land:				
420,400								Land Unit Type:				
726,100												
Source: Market Adj Cost								Parcel ID				
Market Adj Cost								102.0-0005-0016.0				

PREVIOUS ASSESSMENT								Parcel ID			PAT ACCT.		
Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date	ASR Map:		
2022	101	FV	305,700	0	6,018.	420,400	726,100		Year end	12/23/2021	Fact Dist:		
2021	101	FV	293,600	0	6,018.	420,400	714,000		Year End Roll	12/10/2020	Reval Dist:		
2020	101	FV	293,600	0	6,018.	420,400	714,000	714,000	Year End Roll	12/18/2019	Year:		
2019	101	FV	236,000	0	6,018.	426,400	662,400	662,400	Year End Roll	1/3/2019	LandReason:		
2018	101	FV	236,000	0	6,018.	318,300	554,300	554,300	Year End Roll	12/20/2017	BldReason:		
2017	101	FV	236,000	0	6,018.	288,300	524,300	524,300	Year End Roll	1/3/2017	CivilDistrict:		
2016	101	FV	236,000	0	6,018.	276,200	512,200	512,200	Year End	1/4/2016	Ratio:		
2015	101	FV	234,800	0	6,018.	234,200	469,000	469,000	Year End Roll	12/11/2014			

BUILDING PERMITS												ACTIVITY INFORMATION					
Date	Number	Descrip	Amount	C/O	Last Visit	Fed Code	F. Descrip	Comment	Date	Result	By	Name					
1/14/2016	44	Manual	1,800	1/14/2016				insulation	10/30/2018	MEAS&NOTICE	BS	Barbara S					
4/2/2013	442	Solar Pa	19,440	C					6/12/2013	Info Fm Prmt	EMK	Ellen K					
11/22/2011	1538	Re-Roof	6,500						4/30/2012	MLS	EMK	Ellen K					
4/13/2004	440	Addition	78,000					add sec	12/9/2008	Meas/Inspect	294	PATRIOT					
6/29/1994	330		700					10X12 WDK	10/22/1999	Meas/Inspect	264	PATRIOT					
									7/29/1991		KT						

Sign:	VERIFICATION OF VISIT NOT DATA	/	/
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<b>EXTERIOR INFORMATION</b>				<b>BATH FEATURES</b>				<b>COMMENTS</b>				<b>SKETCH</b>											
Type: 19 - Ranch				Full Bath: 1	Rating: Average			pdas.															
Sty Ht: 1 - 1 Story				A Bath: 1	Rating:																		
(Liv) Units: 1	Total: 1			3/4 Bath: 1	Rating: Average																		
Foundation: 1 - Concrete				A 3QBth:	Rating:																		
Frame: 1 - Wood				1/2 Bath: 1	Rating:																		
Prime Wall: 4 - Vinyl				A HBth:	Rating:																		
Sec Wall: %				OthrFix: 1	Rating:																		
Roof Struct: 1 - Gable				<b>OTHER FEATURES</b>																			
Roof Cover: 1 - Asphalt Shgl				Kits: 1	Rating: Average																		
Color: WHITE				A Kits: 1	Rating:																		
View / Desir:				Fpl: 1	Rating: Average																		
<b>GENERAL INFORMATION</b>				WSFlue: 1	Rating:																		
Grade: C - Average				<b>CONDOS INFORMATION</b>																			
Year Blt: 1959	Eff Yr Blt:			Location:																			
Alt LUC:	Alt %:			Total Units:																			
Jurisdct:	Fact: .			Floor:																			
Const Mod:				% Own:																			
Lump Sum Adj:				Name:																			
<b>INTERIOR INFORMATION</b>				<b>DEPRECIATION</b>				<b>REMODELING</b>				<b>RES BREAKDOWN</b>											
Avg Ht/FL: STD				Phys Cond: GD - Good	18. %			Exterior:	No Unit	RMS	BRS	FL											
Prim Int Wal 1 - Drywall				Functional:		%		Interior:					7	3									
Sec Int Wall: %				Economic:		%		Additions: 2004															
Partition: T - Typical				Special:		%		Kitchen:															
Prim Floors: 3 - Hardwood				Override:		%		Baths:															
Sec Floors: 6 - Ceramic Tile 25 %				Total: 18.6 %				Plumbing:															
Bsmnt Flr: 6 - Ceramic Tile				<b>CALC SUMMARY</b>				Electric:															
Subfloor:				Basic \$ / SQ: 100.00				Heating:															
Bsmnt Gar:				Size Adj.: 1.35000002				General:															
Electric: 3 - Typical				Const Adj.: 1.03275001				Total: 0															
Insulation: 2 - Typical				Adj \$ / SQ: 139.421				<b>COMPARABLE SALES</b>				<b>SUB AREA</b>											
Int vs Ext: S				Other Features: 77500				Rate	Parcel ID	Typ	Date	Sale Price	<b>SUB AREA DETAIL</b>										
Heat Fuel: 1 - Oil				Grade Factor: 1.00									Code	Description	Area - SQ	Rate - AV	Undepr Value	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
Heat Type: 3 - Forced H/W				NBHD Inf: 1.00000000									BMT	Basement	1,440	66,290	95,465						
# Heat Sys: 1				NBHD Mod:									FFL	First Floor	1,440	139,420	200,767	BMT	100 RRM				
% Heated: 100	% AC:			LUC Factor: 1.00									WDK	Deck	120	14,800	1,776						
Solar HW: NO	Central Vac: NO			Adj Total: 375507																			
% Com Wal	% Sprinkled			Depreciation: 69844																			
				Deprecated Total: 305663																			
<b>MOBILE HOME</b>				Make:		Model:		Serial #:		Year:	Color:												
<b>SPEC FEATURES/YARD ITEMS</b>				<b>PARCEL ID</b> 102.0-0005-0016.0												<b>IMAGE</b>							
Code	Description	A	Y/S	Qty	Size/Dim	Qual	Con	Year	Unit Price	D/S	Dep	LUC	Fact	NB Fa	Appr Value	JCod JFact	Juris. Value						
2	Frame Shed	D	Y	1	8X8	A	AV	2016		0.00	T	2.4	101										
More: N				Total Yard Items:				Total Special Features:				Total:				<b>AssessPro Patriot Properties, Inc</b>							